

47-69

3712

WARRANTY DEED

TRANSFER
TAX
PAID

KNOW ALL MEN BY THESE PRESENTS,

008135

That, We, Carl J. Pantermoller and Cynthia R. Pantermoller,
f/k/a Cynthia R. White of Waterville, County of Kennebec and
State of Maine

in consideration of One Dollar and other valuable considerations

paid by David R. Frankenfield of Waterville, County of
Kennebec and State of Maine,

the receipt whereof, we, do hereby acknowledge, do hereby give
grant, bargain, sell and convey unto the said David R.
Frankenfield, his heirs and assigns forever,

A certain lot or parcel of land with the buildings thereon in
Waterville, County of Kennebec and State of Maine, bounded and
described as follows:

BEGINNING at an iron pin driven in the ground in the easterly
line of the Rangeway Road, so-called, which pin is seventy-eight
and five tenths (78.5) feet northerly from the southwest corner
of land now or formerly of Donat Rossignol and in the easterly
line of said Rangeway Road thirty-four and seventy-five one
hundredths (34.75) feet to land now or formerly of said
Rossignol; thence easterly ninety-five (95) feet along the
northerly line of said Rossignol to an iron pin; thence northerly
twenty-two and sixty-five one hundredths (22.65) feet to an iron
pin; thence westerly ninety-five (95) feet to the point of
beginning.

This conveyance is made subject to a right of way for a driveway
to be used in common by the adjacent owners, their heirs and
assigns forever, said driveway to be five (5) feet in a southerly
direction from the north line of said Rossignol and five (5) feet
in a northerly direction from the south line of the within
Grantor, making said driveway ten (10) feet in width and
extending in an easterly direction from th Rangeway Road sixty-
three and (63) feet.

Subject to a certain easement from David R. Beers and Nancy B.
Beers to Peter L. Foshay and Susan E. Foshay.

Being the same premises described in a deed to Carl J.
Pantermoller and Cynthia R. White, from David R. Beers and Nancy
B. Beers recorded in the Kennebec County Registry of Deeds in
Book 3359, Page 079.

TO HAVE AND TO HOLD the aforegranted and bargained premises,
with all the privileges and appurtenances thereof to the said
David R. Frankenfield, his heirs and assigns, to his use and
behoof forever,

AND we do COVENANT with the said Grantee, his heirs and
assigns, that we are lawfully seized in fee of the premises that
they are free of all encumbrances

that we do have good right to sell and convey the same to
the said Grantee to hold as aforesaid; and that we and our heirs
shall and will WARRANT and DEFEND the same to the said Grantee,
his heirs and assigns forever, against the lawful claims and

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demands of all persons.

IN WITNESS WHEREOF, we, the said Carl J. Pantermoller and Cynthia R. Pantermoller joining in this deed as Grantors and relinquishing and conveying all rights by descent and all other rights to the above-described premises, have hereunto set our hands and seals this 3rd day of April in the year of our Lord one thousand nine hundred and ninety-two.

SIGNED, SEALED and DELIVERED,
IN PRESENCE OF

Michelle A. Fossett
So Both

Carl J. Pantermoller
Carl J. Pantermoller
Cynthia R. Pantermoller
Cynthia R. Pantermoller

STATE OF MAINE
County of Kennebec ss.

April 3, 1992

Personally appeared the above-named Carl J. Pantermoller and Cynthia R. Pantermoller and acknowledged the above instrument to be their free act and deed.

Before me,

Michelle A. Fossett

Notary Public

Michelle A. Fossett
Notary Public
My Commission Expires
December 24, 1993



RECEIVED KENNEBEC SS.

1992 APR -7 AM 10:31

ATTEST: Harold Reed Means
REGISTER OF DEEDS